

## **September 2010**

### **Status of the City of Cudahy Dept. of Economic Development Projects & Issues**

**Cobalt Site** (Layton at Pennsylvania) – Due to an unexpected devaluation of the Environmental Tax Increment Financing District, the City is working with the developer on his other option to issue developer-funded bonds. A closing is expected in October.

**Squire Place** – Five units have already been placed under contract in the soon to be built Squire Place condos. The developer has until April 2011 to start construction.

**Sara Development** – a one-year marketing agreement was approved at the March 9, 2010 CDA meeting that will allow Sara to promote a little over 31,000 square foot retail project to prospective tenants. The City and Sara are currently discussing with a potential tenant relocating to their successful business to this site.

**Façade Improvement Program** – Over 20 property owners have applied to participate in the Façade Improvement Program. Samanos, Filis, Layton Optical, Authentic Automotive and many others are making changes happen right now!

**Packard Hall** – The City is working with the new owner to design improvements to the exterior of the property. A design has been selected and will be going to the Design Review Board in September.

**Gard N Angel** – Has been approved for a conditional use permit on a site along Packard Avenue to build a new child care center. Next up is the creation of a CSM for the property. The owners are also exploring a building near the downtown that exists as an alternative.

**Philly Way** – is NOW OPEN! Located on Packard Avenue across from Ladish, this restaurant features awesome cheesesteak and hoagie sandwiches!

**Lippmann Manufacturing** – Is planning an over one million dollar renovation to their property. The company, which does large scale stone crushing, has been in Cudahy since 1923!

**Joe's K-Ranch** – Joe's K-Ranch is under construction to improve their existing façade. Progress continues to be made.

**5201 International Drive** – The City had been working with the developer to secure one of now two tenants for the new building. Either of the tenants will change the building layout, as a result the developer is not planning to start construction at this time.

**6001 Ace Industrial Drive** – The Planning Commission approved additional trailer parking on the property paving the way for a potential new tenant to locate in the City. The tenant has since decided against relocation and will stay where they currently are in Milwaukee.

**Pennsylvania at Edgerton** – the vacant lot next to the gas station is being considered for a multi-phase development. The first phase will consist of an 18,000 square foot building. Currently, a tenant has committed to 8,000 square feet of space and the City is working with the developer to find another 10,000 square foot user.

**Pennsylvania near College** – The City will be considering a conditional use permit for WE Energies to build a new substation in the City. This new substation will allow for capacity for the continued growth of our community.